



The Manor Fields Estate Limited

Manor Fields Putney Hill London SW15 3NE
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26 April 2019

Dear Residents and Leaseholders,

The longer days and warmer weather have reached us and we all hope for a good summer. Please read this annual reminder of some of the regulations and lease requirements which apply to all Manor Fields residents and their guests; they are designed to make life safe and enjoyable for all.

Pets

All leaseholders and residents are required to respect these simple and longstanding practices and to ensure that their tenants and/or visitors do likewise.

By way of reminder, our leases do not permit more than one domestic pet per flat, without permission.

Dogs are not allowed on the main lawn or sunken garden between 1 May and 30 September and throughout the year must be kept on a non-extended lead anywhere on the estate. They can be taken onto the grassed areas behind the houses, including areas set aside for barbecues.

Many people sit or lie on the main lawn and sunken garden and children play on the main lawn, particularly during the summer months. The gardens are not an exercise ground for dogs; owners are asked to walk their pets on the roads to outside the grounds of the estate where they can relieve themselves. If a dog cannot wait that long, their soil traces are then confined to areas where people do not sit, lie or play.

Dog owners, residents and their visitors, must scoop up any dirt their pets deposit. It is unpleasant and a health hazard (e.g. roundworm), most often to our children and our gardeners.

If you have an outdoor cat, please ensure that it wears a collar and bell. This is a requirement under the leases as well as having a care for our feathered residents.

Gardens, Games and Safety

Our beautiful gardens are a key feature and amenity of the estate. We can all support their preservation and appearance by complying with some basic regulations:

The flowers are for the enjoyment of all – please do not pick them.

Games involving hard balls such as football, cricket, etc., frisbees and similar are not allowed anywhere in the gardens, although soft balls and toys can be used by young children under adult supervision on the Main Lawn. Skateboards, roller blades, children's scooters and bicycles are allowed on the roads on the Estate provided they have adult supervision. Kites and drones or similar should not be flown on the Estate.

Putney benefits from many parks and open spaces on Putney Heath or within short distances from Manor Fields which are suited for older children's sporting activities and field games.

Please encourage our younger residents to care for our lovely gardens and for their own safety by not climbing or swinging from the trees and not running on or through the flower beds and other border planting. Using trees for exercise regimes is prohibited for safety reasons and to protect the trees.

The sunken garden around the ornamental pond and the area between the Heath Gate and the woodland glen are designated quiet areas (please see attached map). Children taken into these areas must be closely supervised, particularly in the sunken garden: the pond is deeper than they may realise; the pond water is untreated and home to wildlife that may carry disease.

We are glad that so many residents enjoy using the designated barbecue areas on the Estate. These are indicated on the map overleaf by a **B**. Please keep your cooking to these areas for safety reasons and, in particular, do not place anything hot on the grass which causes damage and scorching e.g. disposable barbecue foil trays. Please remove your property and any rubbish from the area when you have finished; any property left behind will be disposed of.

Finally

We remind you that foxes are not pets and should not be fed or otherwise encouraged.

We thank you for your co-operation.

The directors
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